



PARENTIUM PREMIUM  
Real Estate

**PARENTIUM REAL ESTATE**

**Vukovarska 19, 52440 Poreč**

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<b>Code :</b>	01297
<b>Location :</b>	Poreč
<b>Building size :</b>	211.82 m <sup>2</sup>
<b>Lot size :</b>	0 m <sup>2</sup>
<b>Distance from center :</b>	7000 m
<b>Distance from sea :</b>	600 m
<b>Floor :</b>	3
<b>Number of floors :</b>	3
<b>Number of rooms :</b>	4
<b>Number of bedrooms :</b>	3
<b>Number of bathrooms :</b>	3
<b>Seaview :</b>	Yes
<b>Parking :</b>	Yes
<b>Basement :</b>	Yes
<b>Elevator :</b>	Yes
<b>Underfloor heating :</b>	Yes
<b>Air conditioning heating :</b>	Yes
<b>Year of construction :</b>	2023
<b>Energy efficiency :</b>	Not specified

**Price :** 1.300.000 €

In a small quiet place, only 7 kilometers from Poreč and 600 meters from the sea, there is a Residence with exclusive apartments. A luxurious new building with 8 apartments and an elevator was built and equipped with the highest quality materials.

This is a place worth getting to know, the home of fishermen and olive growers, known for its hospitality and tradition of preserving old customs. It is also known for its olive oil and Istrian wine, surrounded by forests and olive groves. Just a kilometer away are all the necessary facilities such as shopping centers, post office, bank, kindergarten, school.

Penthouse for sale, size 211.82 m<sup>2</sup>, consisting of a spacious living room, kitchen with dining room, 3 bedrooms with private bathrooms (the main one has a wardrobe), hallway, pantry, laundry room and guest toilet. The master bathroom has a sauna.

The biggest advantage of this penthouse is the large terrace that stretches along the entire apartment, with an area of

140 m<sup>2</sup>, from which there is an enchanting panoramic view of the clear sea and greenery. On the terrace there is a dining room, a lounge and a wellness area with a jacuzzi.

Floor heating is installed in the entire apartment, and cooling is provided by Mitsubishi air conditioners.

The external aluminum carpentry is from the brand Schuco and the internal from the leading European manufacturer Garofoli. The floors are wood-multilayer parquet suitable for underfloor heating, and the bathrooms have first-class ceramics and Catalano sanitary ware.



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Each apartment has a parking space and a storage room of 5.5 m<sup>2</sup>.  
The possibility of furnishing the apartment with the same furniture as on the visualizations, in cooperation with the design studio involved in the project. Completion is planned for spring 2023.

This property offers the future owners the enjoyment of luxury combined with peace, within easy reach of organized beaches but also wild ones for perfect intimacy, close to beautiful hidden bays, surrounded by pure forest and untouched nature. It is also ideal for investing in tourism, with the certainty that guests will always return to this place.